



Addendum 1

TARGETED REHAB
CITY OF CHARLOTTE
NEIGHBORHOOD & BUSINESS SERVICES

Invitation to Bid NBS 17-17

Documents included in Package:

- 1) Instruction to Bidders
- 2) Specs by Location/Trade (Scope of Work)
- 3) Subcontractor Certifications (if applicable)
- 4) Floor Plan / Site Drawing (if applicable)

Bid Walk & Bid Opening:

Project Address: 1919 Jennings St 1725 Lasalle St 1821 Brownstone St		Targeted Rehabilitation – Lincoln Heights Neighborhood
Bid Walk: 3/16/17 at 9:00 am (THURSDAY) – 1919 Jennings 3/16/17 at 10:00 am (THURSDAY) – 1821 Brownstone 3/16/17 at 11:00 am (THURSDAY) – 1725 Lasalle		
Bid Opening: 3/23/17 at 2:00 pm (THURSDAY)		
Client Name: Mr. Gerry Parker – 1919 Jennings Tina Faucett – 1821 Brownstone Barbara Graham – 1725 Lasalle		
Project Manager: Elizabeth Lamy		Contact Number: 704-620-9090

Bid Walk and Bidding Instructions:

All bid walks are mandatory.

If you are going to be late the policy is the following:

Contact me BEFORE the start time if you are going to be late. If you are going to be more than 10 minutes late, we will proceed without you and you will not be permitted to bid.

The day of a bid walk the best way to reach me is at Elizabeth Lamy (cell # 704-620-9090).

Bids must be received by the date, time and place specified. All others will be considered non responsive and disqualified.

The Bids will be opened at 600 East Trade St. immediately following the above due date and time.



Add

TARGETED REHAB
CITY OF CHARLOTTE
NEIGHBORHOOD & BUSINESS SERVICES

Company Acknowledgement:

The undersigned, having become thoroughly familiar with the terms, conditions, limitations, and provisions of the housing improvement work to be performed at 1919 Jennings St, 1725 Lasalle St, and 1821 Brownstone St to be funded through the City of Charlotte Neighborhood & Business Services, in addition, having fully inspected the site in all particulars, hereby proposes and agrees to fully perform the work within the time stated and in strict accordance with the proposed contract documents including furnishing of any and all labor and materials, and to do all work required to complete said Work in accordance with the advised respective contractual, for the sum of money:

All labor, materials, services and equipment necessary for the completion of the Work shown on the Drawings and in the Specifications:

Dollars (\$ _____)

Written total

Specs Dated:	Number of Pages:
Addenda # 1 Dated: 3/21/2017	Number of Pages: 22 &
Addenda # 2 Dated:	Number of Pages:
Project Schedule: Minimum Start Date - April 13, 2017	
Completion Deadline: June 11, 2017	

Please Print and Sign:

Company Name/Firm:

Authorized Representative Name:

Signature:

Date:



Add

TARGETED REHAB
CITY OF CHARLOTTE
NEIGHBORHOOD & BUSINESS SERVICES

Requirements For Bidders

The City awards rehabilitation bids to the lowest responsive and responsible bidder. A responsible bidder for the safe home program is one who:

- 1) Is a licensed general contractor in the State of North Carolina;
- 2) Has an Renovate, Repair & Paint Certification (<http://www2.epa.gov/lead/renovation-repair-and-painting-program>);
- 3) Is not listed on a local, state or federal debarment list;
- 4) Carries an appropriate amounts of insurance;
- 5) Can provide references verifying the contractor has completed work of a similar scope in a good workmanship like manner or successfully completed prior work for the Safe Home program. Referenced work must have been completed in one year or less from date of this invitation to bid.

A responsive bidder must:

- 1) Submit all requested documentation on time;
- 2) Meet the above requirements for responsibility at the time of bid submittal;
- 3) Have the capacity to meet the required schedule for the project.
- 4) Existing rehab projects contracted by the contractor must be on schedule.

The City reserves the right to waive any minor informalities or irregularities, which do not go to the heart of the bid submittal or prejudice other offers, or to reject, for good and compelling reasons, any or all bid submittals.

Elizabeth Lamy
Rehabilitation Specialist
City of Charlotte
Neighborhood and Business Services
600 E. Trade St.
Charlotte, NC 29202
PH: (704) 336-3333
Cell: (704) 620-9090

NEIGHBORHOOD & BUSINESS
SERVICES

<http://housing.charlottenc.gov> | 600 E. Trade Street | Charlotte, NC

Add 1

Work Specification

Prepared By:

City of Charlotte Neighborhood & Business Services

600 E. Trade Street

Charlotte, NC 28202

(704) 336-7600

Property Details

Address: 1821 Brownstone St
Charlotte, NC 28216

Owner: Tina Faucett

Owner Phone: Home:

Structure Type:

Program(s): Targeted Rehab Program (C1)

Square Feet:

Year Built:

Property Value:

Tax Parcel:

Census Tract:

Property Zone:

Repairs

Description

Floor

Room

Exterior

Vinyl Porch Railing Install

EXTERIOR

Exterior

Replace existing porch railing with 36" railing made of white poly-composite and/or vinyl. Replace railing on front porch, including railing on stairs. Include a gate door similar to existing.

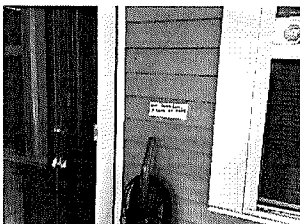


Bid Cost: _____ X _____ = _____
Base Quantity Total Cost

Doorbell System

GENERAL REQUIREMENTS

Install a doorbell system containing a low voltage transformer, power connection, buzzer and front door button. (35.11)



Bid Cost: _____ X _____ = _____
Base Quantity Total Cost

4881

Work Specification

Prepared By:
City of Charlotte Neighborhood & Business Services
600 E. Trade Street
Charlotte, NC 28202
(704) 336-7600

Property Details

Address: 1821 Brownstone St
Charlotte, NC 28216

Owner: Tina Faucett

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Program(s): Targeted Rehab Program (C1)

Structure Type:

Square Feet:

Year Built:

Property Value:

Tax Parcel:

Census Tract:

Property Zone:

Repairs

Description

Floor

Room

Exterior

Vinyl Porch Railing Install

EXTERIOR

Exterior

Replace existing porch railing with 36" railing made of white poly-composite and/or vinyl. Replace railing on front porch, including railing on stairs.



Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

Doorbell System

GENERAL REQUIREMENTS

Install a doorbell system containing a low voltage transformer, power connection, buzzer and front door button. (35.11)



Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

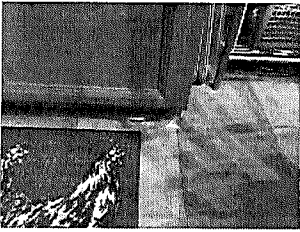
Ass 1

Work Specification

Resilient Flooring

KITCHEN

Install 25 year warranted resilient floor covering per manufacturer's specifications. Include transitions and painted or stained wood quarter-round at all perimeters to complete installation.

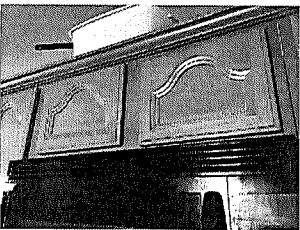


Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

Range Hood Exterior Vented

KITCHEN

Install an exterior ducted enameled range hood with integral controls and light capable of 100 cfm at 70 sones. Attach hood to cabinet with screws. Include metal vent and roof or wall cap/damper assembly, using #14 copper Romex. Owner's choice of color.



Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

Resilient Flooring

HALL

Install 25 year warranted resilient floor covering per manufacturer's specifications. Include transitions and painted or stained wood quarter-round at all perimeters to complete installation.



Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

Resilient Flooring

LAUNDRY / UTILITY

Install 25 year warranted resilient floor covering per manufacturer's specifications. Include transitions and painted or stained wood quarter-round at all perimeters to complete installation.



Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

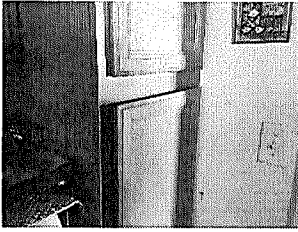
Add 1

Work Specification

Cabinet Repair

KITCHEN

Repair cabinet hardware at tall cabinet to right of oven to tighten doors and enable them to close properly.

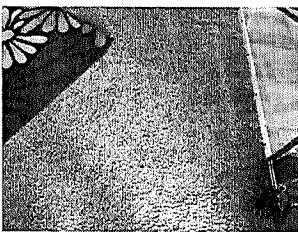


$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

Resilient Flooring

LIVING ROOM

Install 25 year warrantied resilient floor covering per manufacturer's specifications. Include transitions and painted or stained wood quarter-round at all perimeters to complete installation.

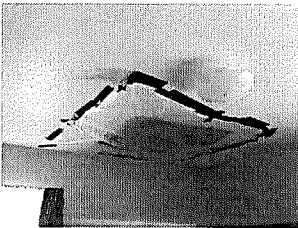


$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

Ceiling Replace

BEDROOM 2

Remove existing ceiling covering, replace any deteriorated framing. Install 1/2 drywall to code. Tape. Add 3 coats of compound and sand smooth.

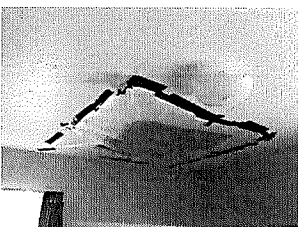


$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

Prep & Paint Ceiling

BEDROOM 2

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked, and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime al new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic flat latex in all habitable rooms and low VOC acrylic semi- gloss latex in kitchen and baths. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.



$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

Add 1

Work Specification

Prep & Paint Room Semi Gloss

BATHROOM - MAIN

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic SEMI-GLOSS latex. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included. (33.27)



Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

Caulk and Seal Shower

BATHROOM - MAIN

Remove all loose and deteriorated caulking and sealing materials at all wall and tub/pan joints. Apply a smooth and clean line of new white 100% silicone caulk at all joints. Clean up all excess caulk.



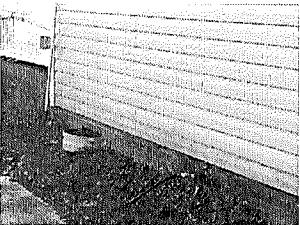
Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

Power Wash Siding

EXTERIOR

Exterior

Vinyl Siding & trim. Remove stains and dirt from siding using high pressure water and detergent mix. Adjust pressure to eliminate damage to the wood grain.



Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

Vinyl Stair Railing Install

EXTERIOR

Exterior

Replace existing stair railing at side entry with 36" railing made of white poly-composite and/or vinyl.



Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

Add 1

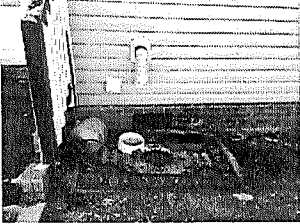
Work Specification

Dryer Vent

EXTERIOR

Exterior

Install 4" rigid aluminum vent tubing from the specified dryer location to a 4" wall mounted dryer vent hood with a back flow preventer and NO screening. Fasteners shall not protrude into the interior of the exhaust duct. Seal all seams in the system with duct mastic or aluminum foil tape, not duct tape. Secure duct and hood to framing.



Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

Air Handler Replacement

GENERAL REQUIREMENTS

Install an ESR air handler with electric emergency heat strips sized appropriately. Properly dispose of existing unit. (36.4)

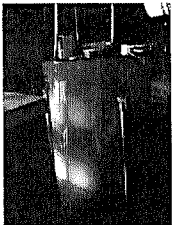


Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

Water Heater 40 Gallon Electric

GENERAL REQUIREMENTS

Install a 40 gallon, glass lined, high recovery insulated to R-7, double element, electric water heater with 10 year warranty. Include pressure and temperature relief valve, expansion tank, discharge tube to within 6" of floor or to outside of structure, shut-off valve and electric supply. If it is located on an upper floor or if there is no floor drain, install a catch pan drained to the exterior. Dispose of old water heater appropriately.



Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

Tear Off & Reroof Shingles

EXTERIOR

Exterior

Remove and dispose of existing roofing, inspect and repair roof deck (include 96 sq.ft. of decking replacement in bid) and install new 30 year architectural shingles. Include ice and water shield at all roof edges, felt paper, shingle over ridge vent, boots, flashing and all necessary accessories. (13.3)



Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

Add

Work Specification

Aluminum Storm Door

LIVING ROOM

Install an aluminum combination storm and screen door. Complete with self closer and locking hardware.

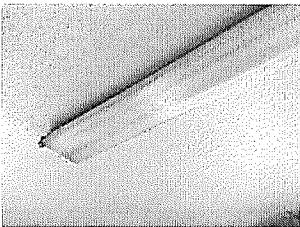


Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

Light Fixture Replace

KITCHEN

Replace or install a ceiling mounted 2 bulb or wall mounted 4 bulb strip, UL approved, CFL or LED light fixture with shade and lamps.



Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

Portable Toilet

GENERAL REQUIREMENTS

Provide temporary toilet facilities from job start until approval of permanent facilities.

Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

Permits Required

GENERAL REQUIREMENTS

The contractor is responsible obtaining and paying for all permits required. Said permits shall include all items in this scope of work.

Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

Dumpster

GENERAL REQUIREMENTS

After procuring all required permits, place AS MANY roll-off dumpsters as needed without damaging the site. Collect construction debris using dust control methods. Remove dumpster and repair any evidence of the dumpsters use. Contractor may haul debris away daily using dump trailers.

Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

Exterminate Termites

GENERAL REQUIREMENTS

Exterminate for termites. Drill and patch foundation and pavement where necessary. Exterminator must be licensed and provide a 1 year guarantee with an optional yearly renewable warranty for the homeowner.

Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

4081

Work Specification

Air Conditioner Replace

GENERAL REQUIREMENTS

Install new Energy Star Rated 14 SEER or higher air conditioner compatible with the indoor unit per the manufacturer's recommendations. Support unit on a level concrete pad with a minimum of 3' clearance around coil. Reinsulate bare areas of refrigerant piping. Properly dispose of existing unit. (36.4)

Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

GFCI Device Exterior - Replace Cover

EXTERIOR

Exterior

Replace damaged receptacle cover with a code approved weather proof box like existing. Receptacle is on right front corner of home.

Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

Prep & Paint Exterior Wood

EXTERIOR

Exterior

Prep & Paint wooden columns on front porch. Cover ground with drop cloth. Scrape all loose, cracked, peeling and blistered paint. Remove all deteriorated glazing compound. Feather edges and dull gloss with sandpaper. Dispose of chips properly. Rinse all surfaces with a hose. Caulk and fill holes. Spot prime and top coat two colors with owner's choice of premixed acrylic latex.

Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

Certification

Contractor Name: _____

Total Cost: _____

Signature: _____

Date: _____

Work Specification

Prepared By:
City of Charlotte Neighborhood & Business Services
600 E. Trade Street
Charlotte, NC 28202
(704) 336-7600

Property Details

Address: 1725 Lasalle St
Charlotte, NC 28216

Owner: Barbara Graham
Owner Phone: Home: (704) 249-6657
Program(s): Tested- HAS LEAD
Targeted Rehab Program (C1)
LeadSafe 2106

Structure Type: Single Unit

Square Feet: 2224

Year Built: 1941

Property Value: 92500

Tax Parcel: 07504522

Census Tract:

Property Zone: Council District 2

Repairs

Description

<u>Floor</u>	<u>Room</u>	<u>Exterior</u>
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Replumb Supply Lines

GENERAL REQUIREMENTS

Remove all existing water supply lines. Install new PEX supply lines to code to service one 3-piece bath, kitchen and laundry area. Insulate exposed hot and cold water lines, installed to code. Repair any wall or ceiling tear out required to install system.

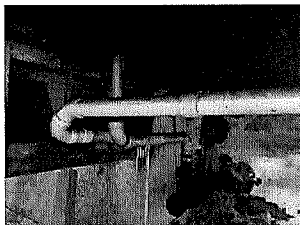


Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

Waste-Line Snake

GENERAL REQUIREMENTS

Power snake 3 baths & kitchen drains to clear lines for fixtures to main street sewer



Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

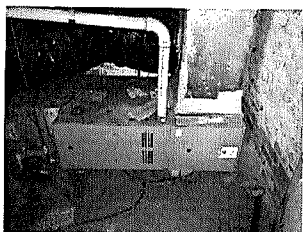
ADD

Work Specification

Air Handler Replacement

GENERAL REQUIREMENTS

Install an ESR air handler with electric emergency heat strips sized appropriately. Properly dispose of existing unit. (36.4)

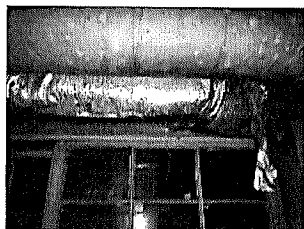


Bid Cost: _____ X _____ = _____
Base Quantity Total Cost

Replace/Install Duct Work System

GENERAL REQUIREMENTS

Replace all ductwork and supply mixing box plenum. Ensure system is properly supported from ground (supply, return, and flex.) Ductwork shall be R-8 and mastic sealed. When encountering rigid duct with asbestos tape, wrap duct in insulation in lieu of removing.

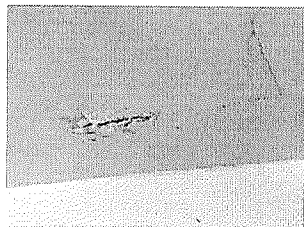


Bid Cost: _____ X _____ = _____
Base Quantity Total Cost

Prep & Paint Ceiling

LIVING ROOM

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked, and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime al new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic flat latex in all habitable rooms and low VOC acrylic semi- gloss latex in kitchen and baths. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.

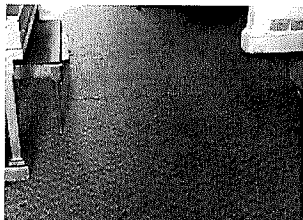


Bid Cost: _____ X _____ = _____
Base Quantity Total Cost

Wood Floor Refinish

LIVING ROOM

Remove existing carpet and pad, and any tack strips, shoe or 1/4 round moldings. Replace any deteriorated planks. Drum and edge sand all floor surfaces. Fill all nail holes and minor voids. Vacuum and tack rag room. Apply a sealer for soft woods, apply owner's selection of stain and two coats of oil based polyurethane varnish. Include all moving of furniture. (30.12)



Bid Cost: _____ X _____ = _____
Base Quantity Total Cost

ADD 1

Work Specification

Floor System Repair

BATHROOM - MAIN

Remove all fixtures not built in, in bathroom off of den. Dispose of floor assembly. Install 2"x 10" joists hung 16" on center, 3/4" subfloor. Include replacing all deteriorated band joists and insulating floor to code.

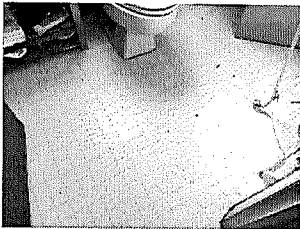


Bid Cost: _____ X _____ = _____
Base Quantity Total Cost

Resilient Flooring

BATHROOM - MAIN

Install 25 year warrantied resilient floor covering per manufacturer's specifications. Include transitions and painted or stained wood quarter-round at all perimeters to complete installation.

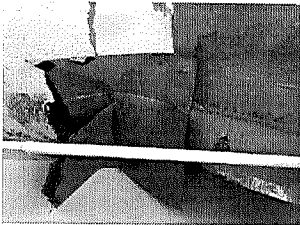


Bid Cost: _____ X _____ = _____
Base Quantity Total Cost

Ceiling Replace

BATHROOM - MAIN

Remove existing ceiling covering, replace any deteriorated framing. Install 1/2 drywall to code. Tape. Add 3 coats of compound and sand smooth. Also allow for repair/replacement of any damaged or decayed roof or ceiling structure.

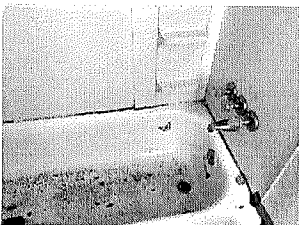


Bid Cost: _____ X _____ = _____
Base Quantity Total Cost

Walk In Shower Complete

BATHROOM - MAIN

Install Mustee or equivalent fiberglass shower pan unit equivalent to existing tub size, complete with single lever shower diverter, shower rod and water saving shower head.



Bid Cost: _____ X _____ = _____
Base Quantity Total Cost

Add 1

Work Specification

17" Height Commode Replace

BATHROOM - MAIN

Install a 17" height, 2 piece, close coupled, white, vitreous china commode with a maximum water usage per flush of 1.6 gallons. Include plastic or pressed wood white seat, supply pipe, shut-off valve, flap valve and wax seal.

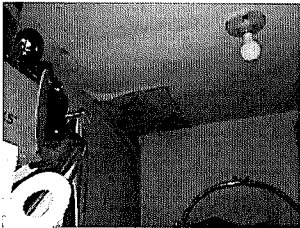


Bid Cost: $\frac{\quad}{\text{Base}} \times \frac{\quad}{\text{Quantity}} = \frac{\quad}{\text{Total Cost}}$

Ceiling Replace

BATHROOM - MAIN (closet)

Remove existing ceiling covering, replace any deteriorated framing. Install 1/2 drywall to code. Tape. Add 3 coats of compound and sand smooth.



Bid Cost: $\frac{\quad}{\text{Base}} \times \frac{\quad}{\text{Quantity}} = \frac{\quad}{\text{Total Cost}}$

Vanity/ Counter Top/ Sink/ Mirror Replace Complete

BATHROOM - MAIN

Install new vanity cabinet complete with counter top of laminate with vitreous china sink or marble-lite top with preformed sink. Include single handled metal faucet with drain and pop-up , P- trap, supply lines, full port ball type shut-off valves & escutcheon plates.



Bid Cost: $\frac{\quad}{\text{Base}} \times \frac{\quad}{\text{Quantity}} = \frac{\quad}{\text{Total Cost}}$

Grab Bars

BATHROOM - MAIN

Install 1 1/2" diameter S/S Grab Bars on 3 walls at height of 36" (include wood blocking in wall. Each bar must hold 300 pounds). Owners choice of locations. (38.1)

Bid Cost: $\frac{\quad}{\text{Base}} \times \frac{\quad}{\text{Quantity}} = \frac{\quad}{\text{Total Cost}}$

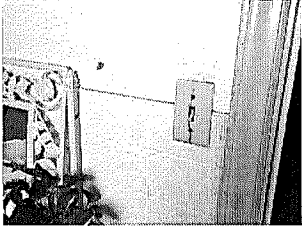
Ass 1

Work Specification

Replace Receptacles, Switches, and Plates

GENERAL REQUIREMENTS

Replace all receptacles, switches and cover plates throughout entire house. Use code appropriate devices. This includes any new wire required to install GFCI's in kitchen, bathrooms, laundry and exterior. This also includes any wall or ceiling damage repairs.

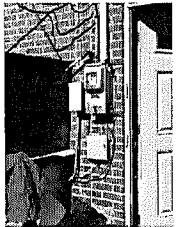


Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

Electric Service 200 AMP

GENERAL REQUIREMENTS

Replace electrical service with new 200 amp, main disconnect, 110/220 volt, 24 circuit panel board, meter socket, weather head, service cable, ground rods and cable. Include replacement of all sub-panels. Caulk exterior service penetration. (35.2)

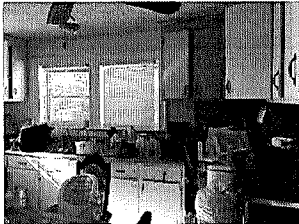


Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

Counter Tops Replace

KITCHEN

Screw to base cabinet a square edged plastic laminate counter top. Provide end-caps and cutout for sink. Caulk counter top to adjoining walls with low VOC caulking to match wall color. Owner's choice of in-stock color and texture. (32.10)

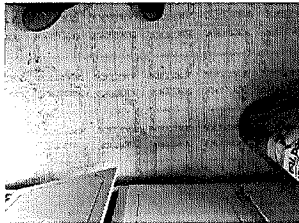


Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

Resilient Flooring

KITCHEN

Install 25 year warrantied resilient floor covering per manufacturer's specifications. Include transitions and painted or stained wood quarter-round at all perimeters to complete installation.



Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

ADD 1

Work Specification

Double Bowl Sink Complete

KITCHEN

Install a 18 gauge 33" x 22" x 9" double bowl, stainless steel, self rimming kitchen sink including a single handle metal body faucet, rated at 2.0 GPM or less, with a 15 year drip- free warranty, P-trap, supply lines, full port ball type shut-off valves & escutcheon plates on all supply & drain lines. No copper compression fittings.

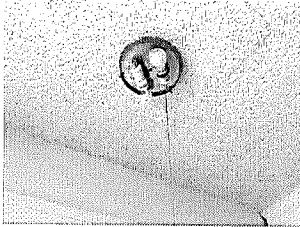


Bid Cost: _____ X _____ = _____
Base Quantity Total Cost

Prep & Paint Ceiling

KITCHEN

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked, and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime al new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic flat latex in all habitable rooms and low VOC acrylic semi- gloss latex in kitchen and baths. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.



Bid Cost: _____ X _____ = _____
Base Quantity Total Cost

Prep & Paint Ceiling

BEDROOM 2

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked, and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime al new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic flat latex in all habitable rooms and low VOC acrylic semi- gloss latex in kitchen and baths. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.



Bid Cost: _____ X _____ = _____
Base Quantity Total Cost

Wood Floor Refinish

BEDROOM 2

Remove any tack strips, shoe or 1/4 round moldings. Replace any deteriorated planks. Drum and edge sand all floor surfaces. Fill all nail holes and minor voids. Vacuum and tack rag room. Apply a sealer for soft woods, apply owner's selection of stain and two coats of oil based polyurethane varnish. Include all moving of furniture. (30.12)



Bid Cost: _____ X _____ = _____
Base Quantity Total Cost

ADD 1

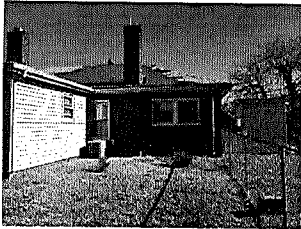
Work Specification

Tear Off & Reroof Shingles

EXTERIOR

Exterior

Remove and dispose of existing roofing, inspect and repair roof deck (include 96 sq.ft. of decking replacement in bid) and install new 30 year architectural shingles. Include ice and water shield at all roof edges, felt paper, shingle over ridge vent, boots, flashing and all necessary accessories. Include also repairing small section of roofing over stairwell to the basement. (13.3)



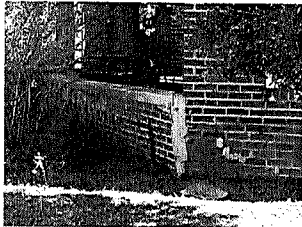
Bid Cost: _____ X _____ = _____
Base Quantity Total Cost

Masonry Patch & Repoint

EXTERIOR

Exterior

Install bricks where missing. Cut out mortar at least 1/2". Remove all loose material with clear water. Saturate joints with water and repoint in 1/2" lifts using portland cement mortar. Reinstall any flashings, tool concave joints and clean brick face.



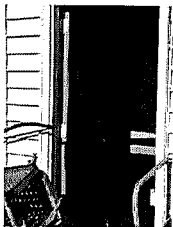
Bid Cost: _____ X _____ = _____
Base Quantity Total Cost

Prehung Metal Door Entrance

EXTERIOR

Exterior

Remove existing door, frame and threshold. Install new Energy Star rated pre-hung exterior door. Insulate cavity. Install mortised dead bolt and lever handled door hardware keyed alike. Install wide peep sight. New casing and shoe molding will match existing. Apply primer and topcoat. this installation to include repairing any damaged header, door framing, to include wall framing, sub-floor, floor joists and sill.



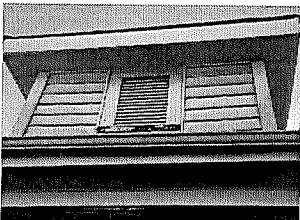
Bid Cost: _____ X _____ = _____
Base Quantity Total Cost

Prep & Paint Exterior Surfaces

EXTERIOR

Exterior

Prep and paint all exterior painted trim around attic vents. Properly dispose all loose materials. Secure or replace all loose, broken, rotted or deteriorated materials. Caulk and fill all cracks, voids, holes, etc. prior to applying 25-year or better Low VOC paint. Owners choice of color. All work to be done in a neat & professional manner. Use care to protect all surfaces not intended for paint coverage.



Bid Cost: _____ X _____ = _____
Base Quantity Total Cost

ADD 1

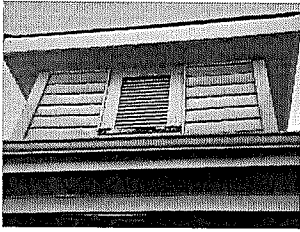
Work Specification

Power Wash Siding

EXTERIOR

Exterior

Vinyl Siding & trim. Remove stains and dirt from siding using high pressure water and detergent mix. Adjust pressure to eliminate damage to the wood grain.



Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

Replace/ Refasten Any Loose/ Missing Or Decayed Exterior Lumber

EXTERIOR

Exterior

Remove & replace any decayed wood products above rear entry door. Repaint to match other exterior finishes.

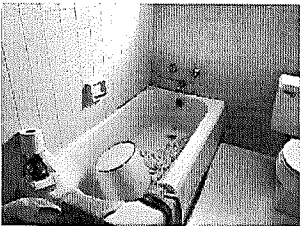


Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

Bathtub — 5' Steel Complete

BATHROOM - MASTER

Install a 5' white, enameled, formed steel, tub complete with lever operated pop up drain and overflow, PVC waste, single lever tub/shower diverter with water saving shower head.



Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

17" Height Commode Replace

BATHROOM - MASTER

Install a 17" height, 2 piece, close coupled, white, vitreous china commode with a maximum water usage per flush of 1.6 gallons. Include plastic or pressed wood white seat, supply pipe, shut-off valve, flap valve and wax seal.



Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

Ass 1

Work Specification

Floor System Repair

BATHROOM - MASTER

Remove all fixtures not built in. Dispose of floor assembly. Install 2"x 10" joists hung 16" on center, 3/4" subfloor. Include replacing all deteriorated band joists and insulating floor to code.

Bid Cost:	X	=
Base	Quantity	Total Cost

Resilient Flooring

BATHROOM - MASTER

Install 25 year warrantied resilient floor covering per manufacturer's specifications. Include transitions and painted or stained wood quarter-round at all perimeters to complete installation.



Bid Cost:	X	=
Base	Quantity	Total Cost

Grab Bars

BATHROOM - MASTER

Install 1 1/2" diameter S/S Grab Bars on 3 walls at height of 36" (include wood blocking in wall. Each bar must hold 300 pounds). Owners choice of locations. (38.1)

Bid Cost:	X	=
Base	Quantity	Total Cost

Ceramic Wall Tile - Repair

BATHROOM - MASTER

Repair damaged wall tile around diverter knobs and faucet, and any other damaged tile, or tile damaged during the replacement of new bathtub. If installing new tile, choose color to match existing and place ceramic wall tile over cement fiberboard with troweled adhesive. Include preformed base, cap, stop, return and trimmer pieces to complete installation. After at least 24 hours drying time, apply latex based portland cement grout. Clean all excess grout and apply mildew resistant white silicone caulk at all seams, fixture lips and pipe penetrations.



Bid Cost:	X	=
Base	Quantity	Total Cost

Add 1

Work Specification

Prehung Metal Door Entrance (item 2 in Lead Scope)

DEN

Remove existing door, frame and threshold. Install new Energy Star rated pre-hung exterior door. Insulate cavity. Install mortised dead bolt and lever handled door hardware keyed alike. Install wide peep sight. New casing and shoe molding will match existing. Apply primer and topcoat. this installation to include repairing any damaged header, door framing, to include wall framing, sub-floor, floor joists and sill.



Bid Cost: _____ X _____ = _____
Base Quantity Total Cost

Prep & Paint Door - Exterior

KITCHEN

Cover ground with drop cloth. Scrape loose, cracked, peeling, and blistered paint from exterior side of door, jamb, casing and trim. Feather edges and dull gloss with sandpaper. Tack rag all surfaces. Spot prime and topcoat with owner's choices of premixed acrylic latex semi-gloss or stain.

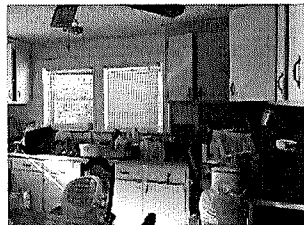


Bid Cost: _____ X _____ = _____
Base Quantity Total Cost

Cabinet Repair and Repaint

KITCHEN

Prep and paint existing wall and base cabinets with white latex. Replace all cabinet hardware (door and drawer pulls). Owner's choice of design.



Bid Cost: _____ X _____ = _____
Base Quantity Total Cost

Range Hood Exterior Vented

KITCHEN

Install an exterior ducted enameled range hood with integral controls and light capable of 100 cfm at 70 sones. Attach hood to cabinet with screws. Include metal vent and roof or wall cap/damper assembly, using #14 copper Romex. Owner's choice of color. Price should include alteration of existing wall cabinet to provide acceptable distance between range hood and stove top.



Bid Cost: _____ X _____ = _____
Base Quantity Total Cost

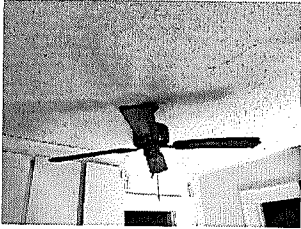
ADD 1

Work Specification

Ceiling Fan with Light Kit

KITCHEN

Install a 52" 3 speed flush mounted ceiling fan with a minimum two bulb UL approved, CFL or LED light fixture with shade and lamps. Include ceiling fan mounting box. (35.10)



Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

Portable Toilet

GENERAL REQUIREMENTS

Provide temporary toilet facilities from job start until approval of permanent facilities.

Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

Permits Required

GENERAL REQUIREMENTS

The contractor is responsible obtaining and paying for all permits required. Said permits shall include all items in this scope of work.

Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

Lead Based Paint Scope

GENERAL REQUIREMENTS

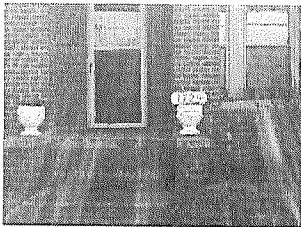
See attached scope. An allowance to complete the scope of work attached.

Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

House Number

GENERAL REQUIREMENTS

Install brass, aluminum, or iron house numbers with nails. Numbers must be 4 inches tall with a stroke-width of 1/2 inch per Code. Numbers are not permitted to be plastic or stickers.



Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

Combination CO2/Smoke Detector Hard Wired

GENERAL REQUIREMENTS

Install a hard wired combination carbon monoxide and smoke detector with battery back up. (35.09)

Bid Cost: $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

Add 1

Work Specification

Smoke Detector Hard Wired

GENERAL REQUIREMENTS

Install UL approved, interconnected, ceiling mounted smoke and heat detectors permanently wired into a receptacle boxes with battery backups in bedrooms and outside of sleeping areas.

Bid Cost:	<u> X </u>	=	<u> </u>
	Base	Quantity	Total Cost

Mailbox

Remove and Replace

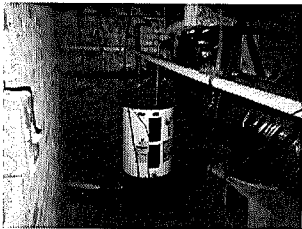
GENERAL REQUIREMENTS

Bid Cost:	<u> X </u>	=	<u> </u>
	Base	Quantity	Total Cost

Water Heater 40 Gallon Electric

GENERAL REQUIREMENTS

Install a 40 gallon, glass lined, high recovery insulated to R-7, double element, electric water heater with 10 year warranty. Include pressure and temperature relief valve, expansion tank, discharge tube to within 6" of floor or to outside of structure, shut-off valve and electric supply. If it is located on an upper floor or if there is no floor drain, install a catch pan drained to the exterior. Dispose of old water heater appropriately.



Bid Cost:	<u> X </u>	=	<u> </u>
	Base	Quantity	Total Cost

Laundry Washer Connection Box

UTILITY

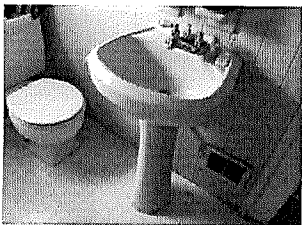
Install PVC vent pipe through the roof, laundry connection box with hot and cold hose bibbs, and 20 amp outlet on a separate circuit to service a washing machine.

Bid Cost:	<u> X </u>	=	<u> </u>
	Base	Quantity	Total Cost

Sink/ Mirror Replace Complete and Relocate

BATHROOM - MASTER

Remove existing pedestal sink and relocate all associated plumbing to opposite end of bathroom to allow for more clearance around the toilet. Include single handled metal faucet with drain and pop-up, P- trap, supply lines, full port ball type shut-off valves & escutcheon plates. Also include installation of new mirror above sink. Existing pedestal sink is to be reused in new location.



Bid Cost:	<u> X </u>	=	<u> </u>
	Base	Quantity	Total Cost

Add 1

Work Specification

Light Fixture Relocate/Replace

BATHROOM - MAIN

Replace or install a ceiling mounted 2 bulb or wall mounted 4 bulb strip, UL approved, CFL or LED light fixture with shade and lamps. Install light fixture above newly relocated sink. Abandon (if there is one) any light fixture located directly above existing sink location.

Bid Cost: _____ X _____ = _____
Base Quantity Total Cost

Prep & Paint Room Semi Gloss

BATHROOM - MAIN

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic SEMI-GLOSS latex. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included. (33.27)

Bid Cost: _____ X _____ = _____
Base Quantity Total Cost

Prep & Paint Room Semi Gloss

BATHROOM - MASTER

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic SEMI-GLOSS latex. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included. (33.27)

Bid Cost: _____ X _____ = _____
Base Quantity Total Cost

Certification

Contractor Name: _____

Total Cost: _____

Signature: _____

Date: _____

Add 1

LEAD ABATEMENT SCOPE OF WORK
& INSTRUCTIONS TO BIDDERS9-Mar-17
1725 Lasalle St

Complete the following scope of work:

Item #	Feature	Method	Number	Cost Per unit	COST
1	Side A through Side D - light brown aluminum-covered window casings, headers, frames and sills (some aluminum covers damaged - wood components beneath aluminum coverings are coated with lead-based paint)	Repair damaged aluminum coverings and re-caulk joints and seams of aluminum coverings.	18		
2	Door A1 (to Room 9) - white wood door casings and header, red wood door jambs and stops and white metal lintel	Make smooth and operable, scrape loose paint and re-paint	1		
3	Door A2 (to Room 1) - white wood door casings and header, red wood door jambs, stops and threshold and white metal lintel	Make smooth and operable, scrape loose paint and re-paint	1		
4	Door C1 (to Room 5) - white wood door casings and red wood door jambs and stops	Make smooth and operable, scrape loose paint and re-paint	1		
5	Basement Door C1 (to Basement) - white wood door, frame, jambs and stops	Replace.	1		
6	Room 3 - Bath 1 - Closet D1 - light brown wood closet door casings, header, jambs and stops (no door)	Remove.	1		
7	Room 4 - Bedroom 1 - Window C1 and C2 - purple wood window frames and wells	Remove and complete window openings as finished wall.	2		
8	Room 5 - Mud Room/Porch - Side A through Side D and Ceiling - blue wood ceiling, crown moldings, ceiling support beams, window frames, trim boards and ceiling support columns	Cover with Tyvek and aluminum or vinyl (unheated room).	1		
9	Room 5 - Mud Room/Porch - Window A1 and Window A2 - blue wood casings, headers and sills and blue metal lintels (plywood over window opening, no sashes)	Remove and complete window openings as finished wall.	2		
10	Room 5 - Mud Room/Porch - Door A1 - red wood door casings, header, jambs, stops and threshold and red metal lintel	Replace door jambs, stops and threshold and cover door casings, header and lintel with Tyvek and aluminum.	1		
11	Room 5 - Mud Room/Porch - Door C1 - red wood door frame, jambs and stops	Replace.	1		
12	Room 5 - Mud Room/Porch - Side D - white metal conduit	Replace.	1		
13	Room 9 - Sun Room - Ceiling - white wood ceiling	Cover with wallboard or wood panel or Tyvek and vinyl.	1		
14	Room 9 - Sun Room - Door A1 and Door B1 - white wood door casings, headers jambs and stops	Replace door jambs and stops and scrape loose paint and re-paint door casings and headers.	2		
15	Elevated Lead Dust Level on Room 6 Floor	Complete specialized cleaning on interior floor.	1		
16	Waste disposal		1		

Total

Contractors may submit an occupant protection plan on the form provided.

NOTES: Complete all interior work in a unit in a single day.

- 1 Allow for replacement of 50 board feet of rotted wood.
- 2 Unless otherwise noted any window or door removal and replacement includes frame and trim on both sides.
- 3 In lieu of complete removal, window frames may be enclosed with vinyl on.
- 4 Exterior in accordance with all project manual requirements
- 5 Contact Jim Roy to conduct inspections prior to repainting or other putback and after vinyl siding installation.
- 6 Windows being placed in a bathroom need to be tempered glass.

Total Bid

Acknowledgement of Addenda (if any):

Addendum#	Date

The undersigned contractor agrees to perform the scope of work for the indicated fee in accordance with applicable regulations and the project manual. The undersigned also certifies that the work will be completed within 60 days of award.

Signature of authorized contractor representative

Contractor Submitting Bid:

Address:

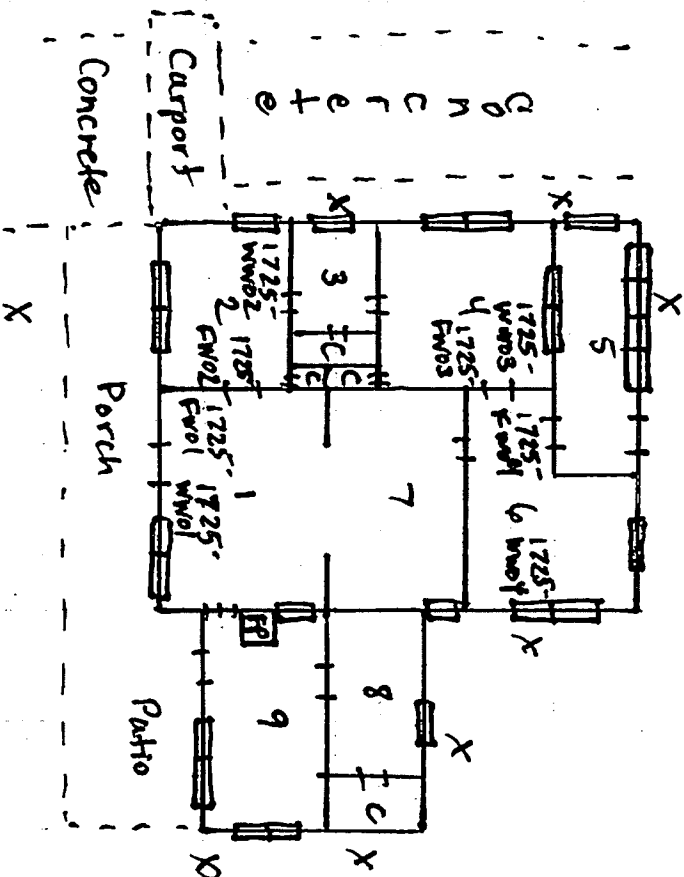
Phone:

ADD



SIDE B

SIDE C

SIDE D



Legend

-  = Window
-  = Door
- X = Soil Sample Location

SIDE A

NOT TO SCALE